

BUILDING DEVELOPMENT COMMISSION

Minutes of November 21, 2017 Meeting

Vice Chair, Travis Haston, opened the Building Development Commission (BDC) meeting at 3:02 p.m. on Tuesday, November 21st, 2017.

Present: Glenn Berry, Travis Haston, Rodney Kiser, Terry Knotts, Melanie Coyne, Michael Stephenson, Tom Brasse, Andrew Kennedy, Ben Simpson, John Taylor and Paul Stefano

Absent: Jonathan Bahr, Tom Brasse, Walter Kirkland and Scott Shelton

1. MINUTES APPROVED

Glen Berry made the motion to approve the minutes from the October 17th Building Development Commission Meeting seconded by Melanie Coyne. The motion which passed unanimously.

2. BDC MEMBER ISSUES AND INDUSTRY ASSOCIATION ISSUES

No BDC Member or industry association issues.

3. PUBLIC ATTENDEES

No public attendee issues.

4. Meg Testing

Gary Mullis discussed the phase out of Meg Testing to be advanced by NCDOL. The Board will be updated as more information becomes available.

5. Tech Update/New Placards

David Gieser and Jeff Griffin discussed a technology update of new placards having a much larger window for the property address number. Also saying the system recognizes residential projects and lists master permits and all associated permits. Now allows scanning QR codes located on placard to obtain inspection results specific to the permit indicated.

6. Department Statistics and Initiatives Report

October 2017 Statistics

Permit Revenue

- October permit (only) rev \$2,419,440 compared to September permit (only) rev \$2,375,192
- FY17 budget projected monthly permit rev; 2,172,346.
- YTD permit rev = \$9,620,861 is above projected monthly rev (\$8,689,384) by \$931,477 or 11%.

Construction Value of Permits Issued

- Report temporarily suspended.

Permits Issued:

	September	October	3 Month Trend
Residential	4506	5152	5014/4506/5152
Commercial	2282	2865	2963/2282/2865
Other (Fire/Zone)	344	333	375/344/333
Total	7132	8350	8352/7132/8350

- Changes (Sept.- Oct.); Residential up 13%, commercial up 21%; total up 15%

Inspection Activity: inspections performed

Insp. Req.	Sept	Oct	Insp. Perf.	Sept	Oct
Bldg.	8,651	9,294	Bldg.	8,668	9,309
Elec.	8,541	9,159	Elec.	7,529	8,075
Mech.	4,811	5,310	Mech.	4,292	4,767
Plbg.	3,988	4,359	Plbg.	3,450	3,757
Total	25,991	28,122	Total	23,939	25,908

- Changes (Sept.-Oct.); requests up 8% inspect performed up 8% overall
- Insp performed were 92% of insp. Requested

Inspection Activity: inspections response time (new IRT report)

Insp. Resp. Time	OnTime %		Total % After 24 Hrs. Late		Total % After 48 Hrs. Late		Average Resp. in Days	
	Sept	Oct	Sept	Oct	Sept	Oct	Sept	Oct
Bldg	85	81	98	96	99.8	99.7	2.05	1.23
Elec.	81	79	98	96	99.8	99.7	1.21	1.25
Mech.	82	79	97	97	99.8	99.7	1.21	1.24
Plbg.	87	83	99	98	100	100	1.14	2.05
Total	84	80	98	96	99.8	99.7	1.48	1.37

- Overall average for OnTime % is 80%
- Per the BDC Performance Goal agreement (7/20/2010), the goal range is **85-90%**; **October is currently 5% below goal range.**

Inspection Pass Rates for October 2017:

OVERALL MONTHLY AV'G @ 82.91% in October, September was 82.48%

Bldg: Sept –75.68%
Oct –76.82%

Elec: Sept – 84.25%
Oct – 84.34%

Mech: Sept – 86.23%

Plbg: Sept – 89.33%

Oct – 86.21%

Oct – 88.94%

- Overall average at 83.27%, above the 75-80% goal range.

OnSchedule CTAC and Booking Lead Times for October 2017

CTAC:

- 81 first reviews, compared to 100 in September
 - Project approval rate (pass/fail) – 74%
 - CTAC was 29% of OnSch (*) first review volume
- *CTAC as a % of OnSch is based on the total of only scheduled and Express projects

On Schedule:

- January, 16: 188 -1st rev'w projects; on time/early–85.85% all trades, 84.64% on B/E/M/P only
- February, 16: 219 -1st rev'w projects; on time/early–84.88% all trades, 82.75% on B/E/M/P only
- March, 16: 241 -1st rev'w projects; on time/early–84% all trades, 85.25% on B/E/M/P only
- April, 16: 240 -1st rev'w projects; on time/early–88.38% all trades, 91.25% on B/E/M/P only
- May, 16: 237 -1st rev'w projects; on time/early–90.62% all trades, 94.5% on B/E/M/P only
- June, 16: 230 -1st rev'w projects; on time/early–91.63% all trades, 95% on B/E/M/P only
- July, 16: 215 -1st rev'w projects; on time/early–91.9% all trades, 93% on B/E/M/P only
- August, 16: 219 -1st rev'w projects; on time/early–92.75% all trades, 93.25% on B/E/M/P only
- September, 16: 246 -1st rev'w projects; on time/early–91.79% all trades, 93.6% on B/E/M/P only
- October, 16: 241 – 1st rev'w projects; on time/early – 93.5% all trades, 94.4% on B/E/M/P only
- November, 16: 226 – 1st rev'w projects; on time/early – 92.2% all trades, 92.4% on B/E/M/P only
- December, 16: 225 – 1st rev'w projects; on time/early – 93.3% all trades, 94.2% on B/E/M/P only
- January, 17: 217 – 1st rev'w projects; on time/early – 89% all trades, 90% on B/E/M/P only
- February, 17: 237 – 1st rev'w projects; on time/early – 91.35% all trades, 92.8% on B/E/M/P only
- March, 17: 279 – 1st rev'w projects; on time/early – 88.7% all trades, 90% on B/E/M/P only
- April, 17: 216 – 1st rev'w projects; on time/early – 90% all trades, 93% on B/E/M/P only
- May, 17: 303 – 1st rev'w projects; on time/early – 93% all trades, 96% on B/E/M/P only
- June, 17: 277 – 1st rev'w projects; on time/early – 95.8% all trades, 96% on B/E/M/P only
- July, 17: 260 – 1st rev'w projects; on time/early – 95.02% all trades, 97% on B/E/M/P only
- August, 17: 282 – 1st rev'w projects; on time/early – 95% all trades, 96% on B/E/M/P only
- September, 17: 224 – 1st rev'w projects; on time/early – 91% all trades, 96% on B/E/M/P only
- October, 17: 236 – 1st rev'w projects; on time/early – 92% all trades, 95% on B/E/M/P only

Booking Lead Times

- On Schedule Projects: **for reporting chart posted on line**, on October 30, 2017, showed
 - 1-2 hr projects; at 2 work days booking lead,
 - 3-4 hr projects; at 2-4 work days lead,
 - 5-8 hr projects; at 2-7 work days lead,
- CTAC plan review turnaround time; BEMP at 4 work days, (all others @ 1 day)
- Express Rev'w booking lead time; 6 work days for small projects, 6 work days for large projects

Customer Service Center

- Reported on a quarterly basis.

Fire Marshal's Office

- Inspections Performed (new) – 39
- Plan Reviews Performed - 100
- Recurring Fire Inspections – 389
- Public Education Programs – 35
- Fire / Other Incident Investigations - 11

7. Manager/CA Added Comments

Jeff Veron reminded the Board of the 2nd Annual Product Fair with many new vendors.

David Gieser made Board aware that this is our third year for the Veteran's program and we are currently advertising for these positions.

8. Adjournment

The November 21st meeting of the Building Development Commission adjourned at 4:01 p.m. The next meeting of the Building Development Commission is scheduled for Tuesday, December 19th, 2017.